

**Price on request**

**Contact agency**

**Styles**

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**For sale house**

**Surface : 331 m²**

**Surface of the living : 70 m²**

**Surface of the land : 4500 m²**

**Exposition : Sud ouest**

**View : Jardin**

**Features :**

POOL, fireplace, double glazing, Laundry room

6 bedroom

2 bathrooms

2 showers

1 garage

Document non contractuel



### House 4013 Uzès

Located in a charming and peaceful village just ten minutes from Uzès, this beautifully renovated country house sits on a plot of approximately 4500 m². The property offers over 300 m² of living space with several outbuildings and stables. On the ground floor, pleasantly warmed by underfloor heating, there is a spacious 70 m² living area featuring a grand fireplace and opening onto the gardens. You will also find a kitchen complemented by a large equipped pantry used both as a prep area and laundry room. This level also includes a large bedroom, a bathroom, and a garage. Upstairs, there are three additional bedrooms and a bathroom, plus a master suite with its own shower room and a balcony overlooking the garden. On the same level, a second living room is currently set up as a home theater with a bar area. A door leads to a mezzanine overlooking the living room, which is currently used as an office. Outside, just behind a sunny and sheltered courtyard, are the outbuildings, including one with a 40 m² covered terrace facing the swimming pool (7x15m with jacuzzi). The gardens are beautifully maintained. A lovely property in an exceptional setting. The entire plot is buildable, and there is the option to purchase additional adjoining buildable land, including a parcel with stables. Additional adjacent parcels can also be acquired.

Fees and charges :

